

Certificate of Notice Page 1 of 4
 United States Bankruptcy Court
 Eastern District of Pennsylvania

In re:
 Rochelle N. Coates, II
 Debtor

Case No. 18-18006-elf
 Chapter 13

CERTIFICATE OF NOTICE

District/off: 0313-2

User: TashaD
 Form ID: pdf900

Page 1 of 1
 Total Noticed: 1

Date Rcvd: Feb 03, 2020

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Feb 05, 2020.

db +Rochelle N. Coates, II, 225 West Nedro Street, Philadelphia, PA 19120-1838

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.
 NONE. TOTAL: 0

***** BYPASSED RECIPIENTS *****

NONE. TOTAL: 0

Addresses marked '+' were corrected by inserting the ZIP or replacing an incorrect ZIP.
 USPS regulations require that automation-compatible mail display the correct ZIP.

Transmission times for electronic delivery are Eastern Time zone.

I, Joseph Speetjens, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.

Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed. R. Bank. P. 2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.

Date: Feb 05, 2020

Signature: /s/Joseph Speetjens

CM/ECF NOTICE OF ELECTRONIC FILING

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on February 3, 2020 at the address(es) listed below:

LEON P. HALLER on behalf of Creditor U.S. BANK NATIONAL ASSOCIATION (TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY) lhaller@pkh.com, dmaurer@pkh.com/mgutshall@pkh.com
 MICHAEL D. SAYLES on behalf of Debtor Rochelle N. Coates, II midusal@comcast.net, michaeldsaylesesq@comcast.net;r43253@notify.bestcase.com
 REBECCA ANN SOLARZ on behalf of Creditor U.S. BANK NATIONAL ASSOCIATION (TRUSTEE FOR THE PENNSYLVANIA HOUSING FINANCE AGENCY) bkgroup@kmlawgroup.com
 United States Trustee USTPRegion03.PH.ECF@usdoj.gov
 WILLIAM C. MILLER, Esq. ecfemails@ph13trustee.com, philaecf@gmail.com

TOTAL: 5

Stip affects plan

IN THE UNITED STATES BANKRUPTCY COURT
FOR THE EASTERN DISTRICT OF PENNSYLVANIA

Rochelle N. Coates, II aka Rochelle N. Alverest

CHAPTER 13

Debtor

U.S. Bank National Association (Trustee for the
Pennsylvania Housing Finance Agency)

NO. 18-18006 ELF

Movant

vs.

Rochelle N. Coates, II aka Rochelle N. Alverest

11 U.S.C. Section 362

Debtor

Gregory T. Alverest

Co-Debtor

William C. Miller, Esquire

Trustee

STIPULATION

AND NOW, it is hereby stipulated and agreed by and between the undersigned as follows:

1. The post-petition arrearage on the mortgage held by the Movant on the Debtor's residence is **\$4,069.56** which breaks down as follows;

Post-Petition Payments:	August 2019 to September 2019 at \$526.00/month
	October 2019 to January 2020 at \$516.00/month
Late Charges:	August 2019 to January 2020 at \$15.87/month
Suspense Balance:	\$172.66
Fees & Costs Relating to Motion:	\$1,031.00
Total Post-Petition Arrears	\$4,069.56

2. The Debtor shall cure said arrearages in the following manner:

a). Within seven (7) days of the filing of this Stipulation, Debtor shall file an Amended Chapter 13 Plan to include the post-petition arrears of **\$4,069.56**.

b). Movant shall file an Amended or Supplemental Proof of Claim to include the post-petition arrears of **\$4,069.56** along with the pre-petition arrears;

c). The new 410A form for a Proof of Claim shall not be required for this Amended or Supplemental Proof of Claim.

3. Beginning with the payment due February 1, 2020 and continuing thereafter, Debtor shall pay to Movant the present regular monthly mortgage payment of \$516.00 (or as

adjusted pursuant to the terms of the mortgage) on or before the first (1st) day of each month (with late charges being assessed after the 15th of the month).

4. Should Debtor provide sufficient proof of payments made, but not credited (front & back copies of cancelled checks and/or money orders), Movant shall adjust the account accordingly.

5. In the event the payments under Section 3 above are not tendered pursuant to the terms of this stipulation, Movant shall notify Debtor and Debtor's attorney of the default in writing and the Debtor may cure said default within FIFTEEN (15) days of the date of said notice. If Debtor should fail to cure the default within fifteen (15) days, Movant may file a Certification of Default with the Court and the Court shall enter an Order granting Movant immediate relief from the automatic stay and waiving the stay provided by Bankruptcy Rule 4001(a)(3).

6. If the case is converted to Chapter 7, Movant shall file a Certification of Default with the Court and the Court shall enter an order granting Movant relief from the automatic stay.

7. If the instant bankruptcy is terminated by either dismissal or discharge, this agreement shall be null and void, and is not binding upon the parties.

8. The provisions of this stipulation do not constitute a waiver by Movant of its right to seek reimbursement of any amounts not included in this stipulation, including fees and costs, due under the terms of the mortgage and applicable law.

9. The parties agree that a facsimile signature shall be considered an original signature.

Date: January 24, 2020

By: /s/ Rebecca A. Solarz, Esquire
Attorney for Movant

Date: Jan. 29, 2020

Michael D. Sayles, Esquire
Michael D. Sayles, Esquire
Attorney for Debtors

Date: 1/29/20

William C. Miller, Esquire
Chapter 3 Trustee

NO OBJECTION
*without prejudice to any
trustee rights and remedies.

Approved by the Court this 3rd day of February, 2020. However, the court
retains discretion regarding entry of any further order.



Bankruptcy Judge
Eric L. Frank